

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
17 -19		COURT ST, ARLINGTON

## OWNERSHIP

Owner 1:	MULCAHY ELAINE LOUISE		
Owner 2:	TRS/ELAINE MULCAHY TRUST		
Owner 3:			
Street 1:	19 COURT STREET		
Street 2:			
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	Own Occ: Y
Postal:	02476	Type:	

## PREVIOUS OWNER

Owner 1:	MULCAHY ELAINE LOUISE -		
Owner 2:	-		
Street 1:	19 COURT STREET		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02476		

## NARRATIVE DESCRIPTION

This parcel contains .225 Sq. Ft. of land mainly classified as Two Family with a Multi- TnHs Building built about 1875, having primarily Aluminum Exterior and 3252 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 12 Rooms, and 6 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

[illegible]

Total AC/HA:	0.22500	Total SF/SM:	9801	Parcel LUC:	104	Two Family	Prime NB Desc	ARLINGTON	Total:	499,823	Spl Credit	Total:	499,800
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
104	9801.000	447,200	5,800	499,800	952,800		35063
							GIS Ref
							GIS Ref
Total Card	0.225	447,200	5,800	499,800	952,800	Entered Lot Size	
Total Parcel	0.225	447,200	5,800	499,800	952,800	Total Land:	
Source: Market Adj Cost		Total Value per SQ unit /Card:		292.99	/Parcel: 292.99	Land Unit Type:	Insp Date
							10/04/18

## PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	104	FV	447,200	5800	9,801.	499,800	952,800		Year end	12/23/2021
2021	104	FV	422,100	5800	9,801.	499,800	927,700		Year End Roll	12/10/2020
2020	104	FV	422,100	5800	9,801.	499,800	927,700	927,700	Year End Roll	12/18/2019
2019	104	FV	380,100	5800	9,801.	499,800	885,700	885,700	Year End Roll	1/3/2019
2018	104	FV	380,100	5800	9,801.	335,600	721,500	721,500	Year End Roll	12/20/2017
2017	104	FV	355,100	5800	9,801.	321,300	682,200	682,200	Year End Roll	1/3/2017
2016	104	FV	355,100	5800	9,801.	292,800	653,700	653,700	Year End	1/4/2016
2015	104	FV	292,500	5800	9,801.	235,600	533,900	533,900	Year End Roll	12/11/2014

## SALES INFORMATION

## TAX DISTRICT

## PAT ACCT.

[illegible]

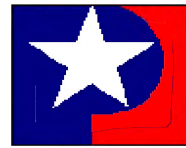
## BUILDING PERMITS

[illegible]

### ACTIVITY INFORMATION

Date	Result	By	Name
10/4/2018	MEAS&NOTICE	PH	Patrick H
5/20/2009	Measured	197	PATRIOT
4/18/2000	Inspected	243	PATRIOT
1/6/2000	Mailer Sent		
1/4/2000	Measured	263	PATRIOT
2/1/1992		PM	Peter M

Sign:
VERIFICATION OF VISIT NOT DATA
\_/\_/\_/\_\_\_



**Patriot**  
Properties Inc.

## USER DEFINED

Prior Id # 1:	35063
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

## PRINT

Date	Time
12/30/21	00:13:17

**LAST REV**

Date	Time
02/05/19	11:19:4

ekelly
4221

## EXTERIOR INFORMATION

Type:	14	- Multi- TnHs
Sty Ht:	2A	- 2 Sty +Attic
(Liv) Units:	2	Total: 2
Foundation:	3	- BrickorStone
Frame:	1	- Wood
Prime Wall:	3	- Aluminum
Sec Wall:		%
Roof Struct:	1	- Gable
Roof Cover:	1	- Asphalt Shgl
Color:	TAN/GREEN	
View / Desir:		

## GENERAL INFORMATION

Grade:	C	- Average
Year Blt:	1875	Eff Yr Blt:
Alt LUC:		Alt %:
Jurisdct:	G12	Fact:
Const Mod:		
Lump Sum Adj:		

## INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wal	2	- Plaster	
Sec Int Wall:			%
Partition:	T	- Typical	
Prim Floors:	3	- Hardwood	
Sec Floors:	4	- Carpet	50 %
Bsmnt Flr:	12	- Concrete	
Subfloor:			
Bsmnt Gar:			
Electric:	3	- Typical	
Insulation:	2	- Typical	
Int vs Ext:	S		
Heat Fuel:	1	- Oil	
Heat Type:	3	- Forced H/W	
# Heat Sys:	2		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	

## MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	
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## SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
3	Garage	D	Y	1	20X24	A	AV	1915	20.21	T	40	104			5,800			5,800